

NARI MINNESOTA - 2020 COTY AWARDS

PROJECT: CAPITAL CITY VIEWS

CATEGORY: RESIDENTIAL KITCHEN OVER 150K

Our clients were recent empty nesters and embarked on a new chapter with the purchase of this penthouse condo located in downtown St. Paul. The 270 degree views of downtown and the Mississippi River from the 24th floor were love at first sight, but there was just one problem. The original kitchen where this home chef would spend the majority of her time had a very limited view and felt dark and drab. The kitchen was a let down compared to the rest of condo. They envisioned a gathering place for when their children would visit and she could cook for them while connecting at the same time. It was obvious that a wall would need to come down in order to achieve her goals and they were willing to overcome any hurdle to get it! A major kitchen remodel was in order and the results were simply remarkable! Our clients wanted an updated luxury kitchen with top of the line appliances and a view! The designer had the vision to make the kitchen timeless and traditional to compliment the rest of the condos grandeur. The design phase included 3D models to show the clients just how this beautiful kitchen transformation could be achieved.

CLIENT NEEDS:

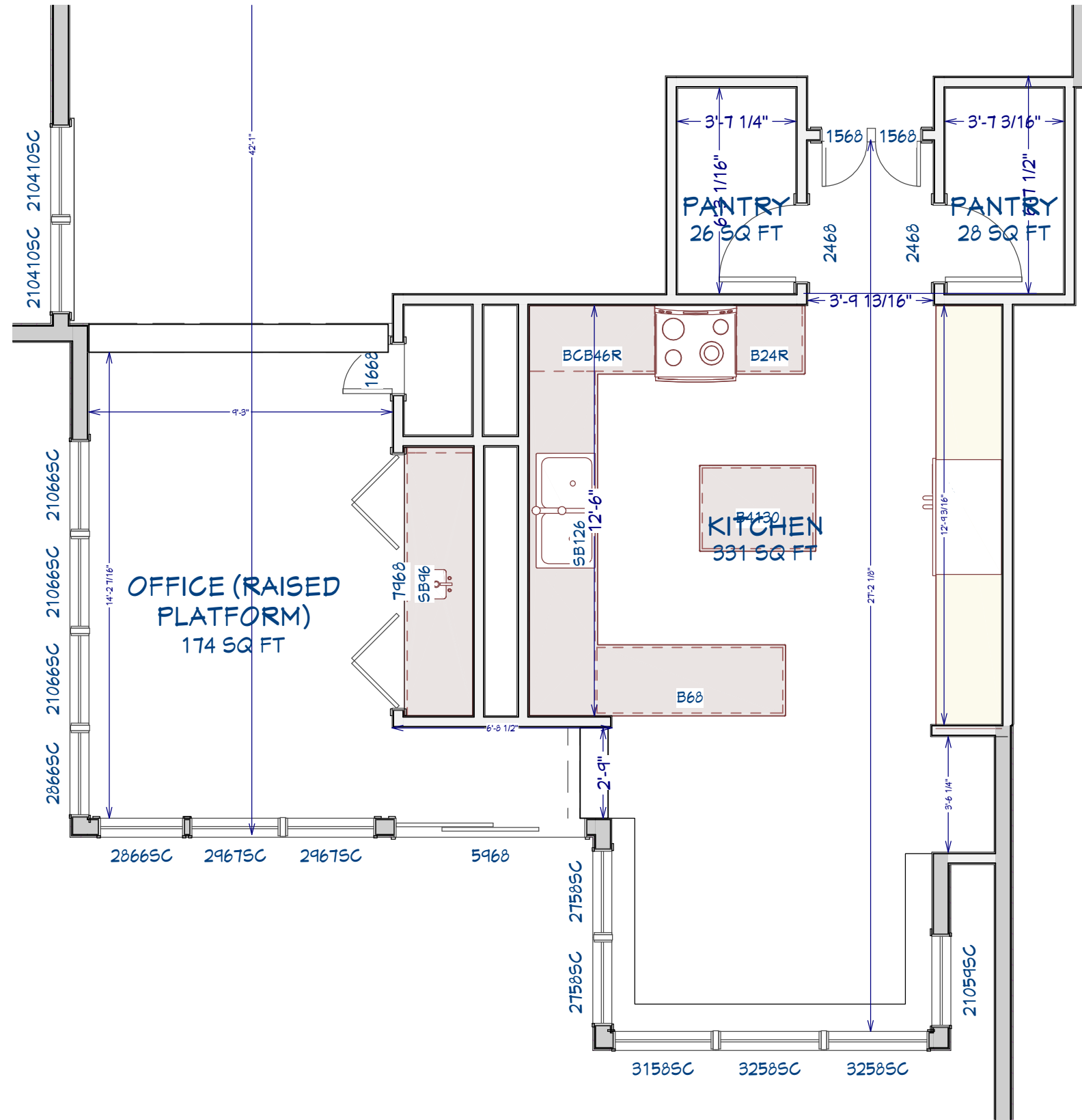
- Remove platform to make space one level
- Bring in the glorious view and natural light
- More functional work zones with better storage
- Top of the line appliances
- Seating at the counter
- Cookbook storage
- Beverage center



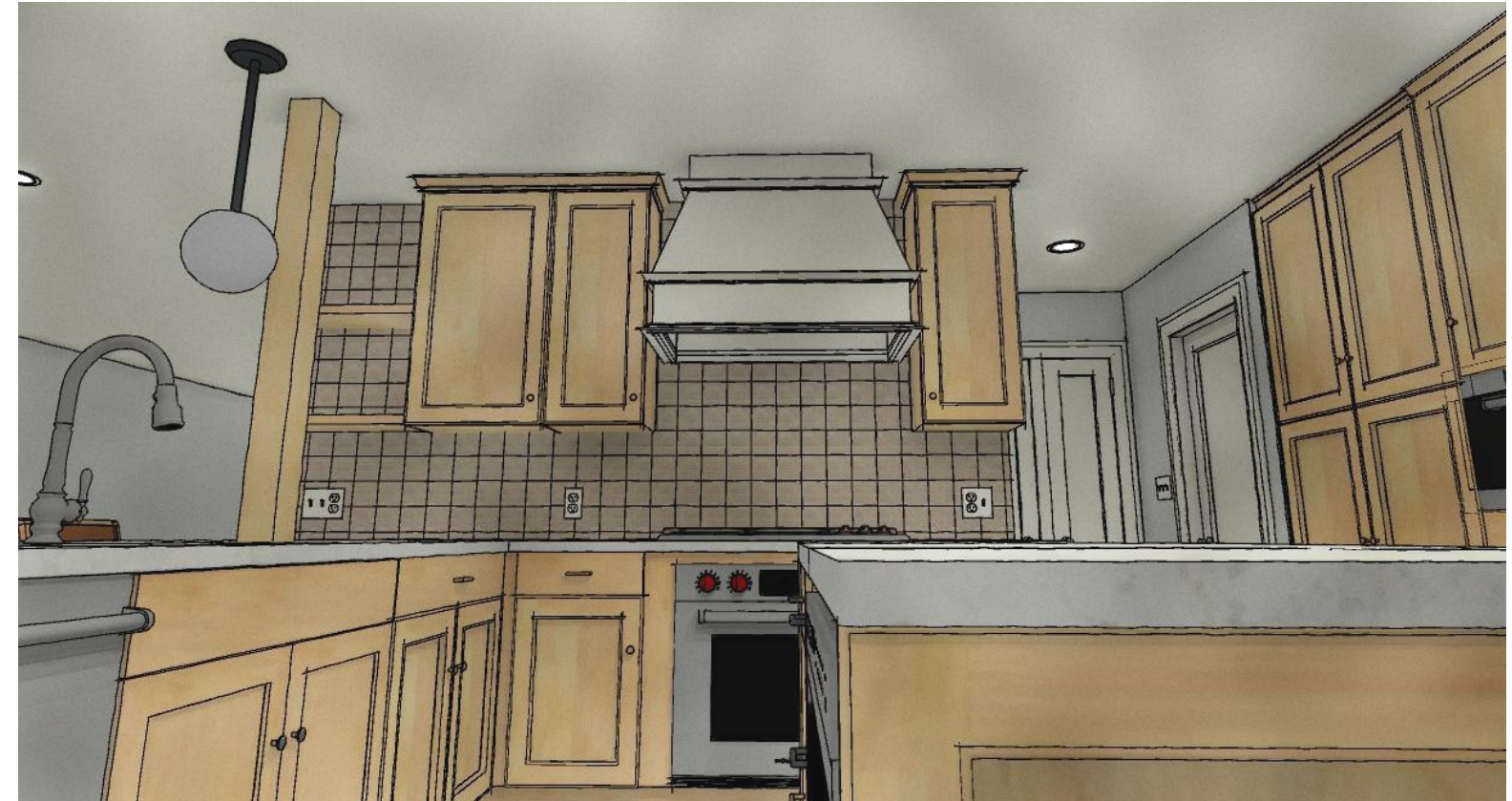
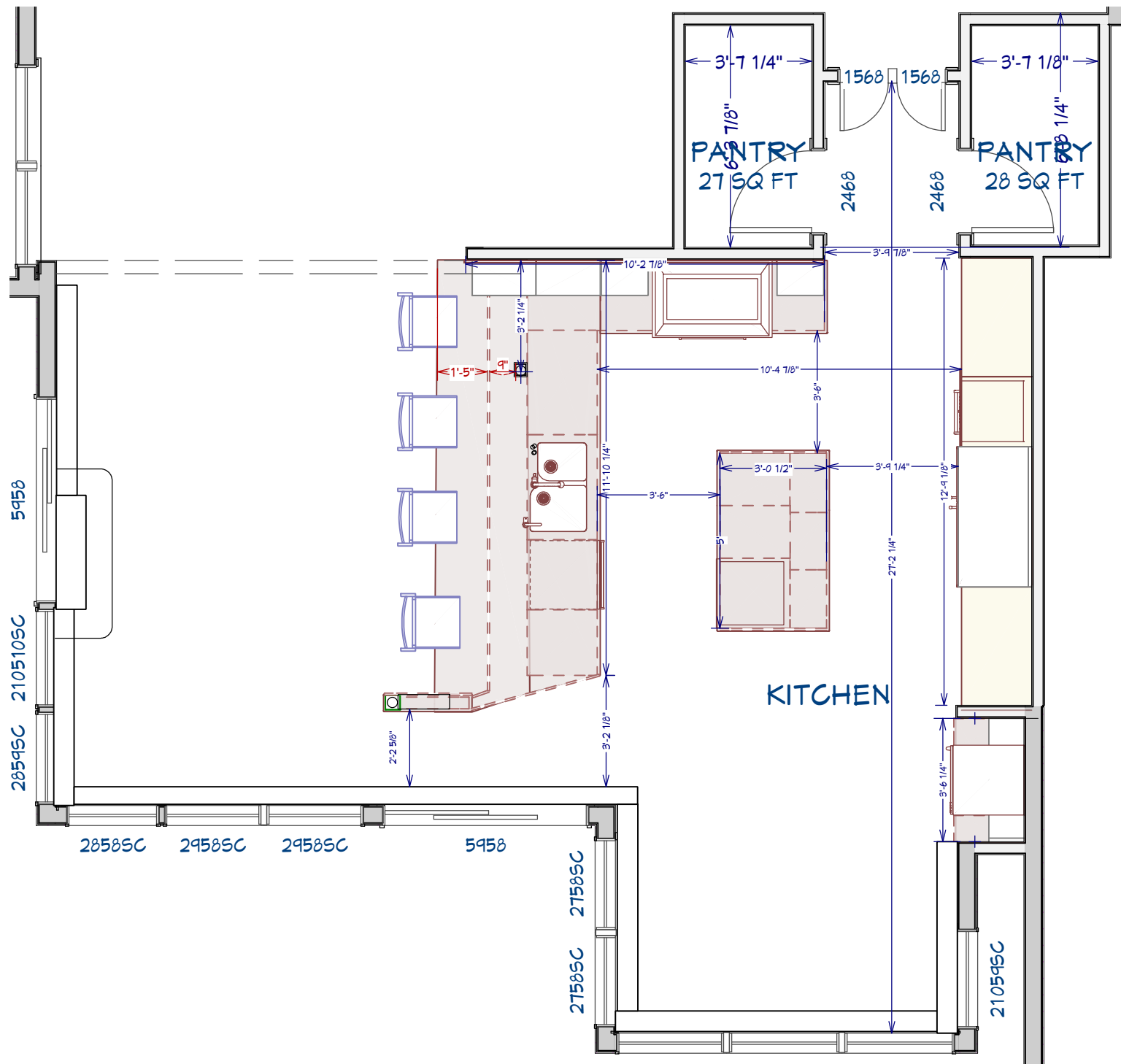
BEFORE PHOTOS



BEFORE FLOOR PLAN



AFTER FLOOR PLAN & 3D RENDERINGS



BEFORE AND AFTER



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FUNCTIONALITY

- Open floor plan was achieved by removing a wall and eliminating the platform for better flow and accessibility
- Large island that is both great for extra workspace and even better for entertaining
- Smart storage solutions such as extra large roll out drawers, doors with custom rollouts, and cook book storage
- Large capacity professional refrigeration
- Zero maintenance Cambria quartz countertops
- Professional oven, range, and steam oven
- Tilt down countertop outlets



AESTHETICS

- Beautiful custom clear maple cabinetry with undercabinet LED lighting
- Custom hood
- Intricate mosaic tile with antiqued terracotta and calacatta marble
- Satin nickel hardware
- Striking new pendants and recessed lighting
- Professional high end appliances
- High end stainless steel faucets
- Polished neutral quartz countertops



CRAFTSMANSHIP/INNOVATIVE METHODS AND USES

- New oak hardwood floor in a herringbone pattern
- Beautiful custom clear maple cabinetry
- Removed 2 glass panels and had a new custom commercial sliding glass door installed for new access to the outdoor patio
- Pop up countertop outlets
- LED undercabinet lighting
- Wrapped steel pillars in wood



PROJECT CHALLENGES

- Working in a high rise condo always has its challenges. First starting with having to deal with an elevator; and this building did not have a large service elevator. All materials had to come up and down a standard sized common elevator. We had to remove all the debris/demo down to the street bucket by bucket. Some of the cabinets and counters had to be made into smaller sections and the longer trim pieces were hand carried up 24 flights of stairs.
- We were faced with the challenge of structural posts and plumbing that were in the walls we removed. We were not structurally able to remove the posts, so we had to design around them. However, we were able to creatively reroute the plumbing.
- We also had to relocate sprinkler heads and some HVAC ductwork.
- When we performed the demo, we uncovered a few small leaks from the roof. It looked like it might have been leaking for quite some time. Unfortunately, this put a halt on the project while we had to wait for the building management to remedy the issues because it was their responsibility. We did not want to proceed without knowing they had fixed the leaks.

CONSTRUCTION PHOTOS



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